

Town of Winchester
Planning Board
Minutes
7-20-20

Meeting opened: 7:00pm

Members present: Rich Pratt, Mike Doherty (V. Chair), Gus Ruth, and Jenny Rhodes. Christy Davis is an alternate present. Jordan Sharra, Dean Beaman and Herb Stephens were absent. Margaret Sharra is the Land Use Administrator.

Public: Terry Haskins and Rick Horton.

First order of business: M. Doherty is the Chairman tonight and he sits C. Davis as an acting member. The board reviews the minutes of 6-29-20 for approval. **J. Rhodes moves to approve, G. Ruth seconds. The vote is 4 yes and 1 abstain.**

Second order of business: The board reviews an application from Terry Haskins of Innovative Machine for an addition onto his business building. The property is located at 40 Snow Road map 5, lot 112 and is owned by the Gary Beaman Trust. The LUA reads the hearing notice and confirms all notice were sent and posted. There is also a letter of representation for this application. **R. Pratt moves to accept the application as complete and move into a public hearing, J. Rhodes seconds.** Discussion: G. Ruth confirms the lot number and lot size. He also notes the surveyor refers to the wetlands ordinance which was abolished in 2013. **The vote is 5 yes.**

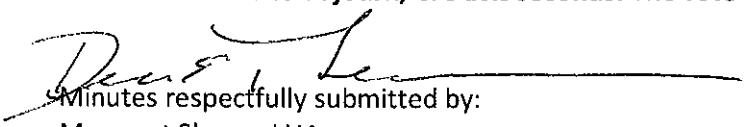
Terry presents the request. The building now is 12,000 sqft and he proposes to add on a 4950 sqft addition. He had expected a 4500 sq ft addition but because of the snow load it needs to be a little larger. This increase in the building will increase sales and employees. G. Ruth confirms this total sqft of impervious surface including the parking lot will be less than 15%. This project meets the criteria of the APD. There are no questions from the public.

J. Rhodes moves to close the hearing, R. Pratt seconds. The vote is 5 yes. 7:11pm

G. Ruth moves to approve the site plan application for map 5 lot 112, addition to Innovated Machine, J. Rhodes seconds. The vote is 5 yes.

Third order of business: The board will not do a work session tonight because it too hot. The next meeting in August will be a work session.

J. Rhodes moves to adjourn, C. Davis seconds. The vote is 5 yes. 7:20pm.


Minutes respectfully submitted by:
Margaret Sharra, LUA

Minutes approved on the board on: 9/21/20

Minutes signed by:

Mike Doherty, V. Chair